

172.0

0002

0004.A

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
599,800 / 599,800
599,800 / 599,800
599,800 / 599,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
14		PECK AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: KAY WILLIAM	
Owner 2: DAVIS-KAY JENNIFER K	
Owner 3:	
Street 1: 14 PECK AVE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02476	Own Occ: Y

PREVIOUS OWNER	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION	
This parcel contains .088 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1961, having primarily Wood Shingle Exterior and 1882 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

BUILDING PERMITS	
Date	Number
7/28/2016	1037
Solar Pa	12,000
C/O	Last Visit
7/28/2016	
Fed Code	F. Descrip
	Install 14 solar p

ACTIVITY INFORMATION	
Date	Result
8/10/2018	MEAS&NOTICE
3/6/2009	HS Hanne S
12/15/2008	Inspected
12/8/1999	189 PATRIOT
1/1/1982	Measured
	197 PATRIOT
	Meas/Inspect
	256 PATRIOT
	PS

SALES INFORMATION	
Grantor	Legal Ref
SWEAZEY DOUGLAS	1193-70
Type	Date
	8/31/1998
Sale Code	Sale Price
	225,000
V	Tst
No	No
Notes	Y

TAX DISTRICT	

PAT ACCT.	
13289	

ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Sign:	VERIFICATION OF VISIT NOT DATA
	/ / /

LAND SECTION (First 7 lines only)	
Use	Description
Code	LUC Fact
No of Units	Depth / PriceUnits
Unit Type	Land Type
LT Factor	Base Value
Unit Price	Adj
Neigh	Neigh Infl
Neigh Mod	Infl 1 %
Infl 2 %	Infl 3 %
Appraised Value	Alt Class %
Spec Land	J Code Fact
Use Value	Notes

101	One Family	3850	Sq. Ft.	Site	0	70.	1.39 6															

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH																																																																																																		
Type: 5 - Cape	Sty Ht: 1T - 1 & 3/4 Sty	(Liv) Units: 1	Total: 1	Full Bath: 2	Rating: Average	A Bath:	Rating:	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath:	Rating:	A HBth:	Rating:	<p>RESIDENTIAL GRID</p> <p>1st Res Grid Desc: Line 1 # Units 1</p> <table border="1"> <thead> <tr> <th>Level</th> <th>FY</th> <th>LR</th> <th>DR</th> <th>D</th> <th>K</th> <th>FR</th> <th>RR</th> <th>BR</th> <th>FB</th> <th>HB</th> <th>L</th> <th>O</th> </tr> </thead> <tbody> <tr><td>Other</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> <tr><td>Upper</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> <tr><td>Lvl 2</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> <tr><td>Lvl 1</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> <tr><td>Lower</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> <tr><td>Totals</td><td>RMs: 7</td><td>BRs: 3</td><td>Baths: 2</td><td>HB</td><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></tr> </tbody> </table> <p>TQS FFL BMT (768)</p>				Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	Other													Upper													Lvl 2													Lvl 1													Lower													Totals	RMs: 7	BRs: 3	Baths: 2	HB								
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O																																																																																																		
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Totals	RMs: 7	BRs: 3	Baths: 2	HB																																																																																																										
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	Sec Wall:	OthrFix:	Rating:																																																																																																									
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: GRAY		Kits: 1	Rating: Average																																																																																																									
View / Desir:				A Kits:	Rating:																																																																																																									
GENERAL INFORMATION				Fpl:	Rating:																																																																																																									
Grade: C - Average	Year Blt: 1961	Eff Yr Blt:		WSFlue:	Rating:																																																																																																									
Alt LUC:		Alt %:		CONDOS INFORMATION																																																																																																										
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Lump Sum Adj:				Phys Cond: AV - Average	31. %																																																																																																									
INTERIOR INFORMATION				Functional:	%																																																																																																									
Avg Ht/FL: STD	Prim Int Wal 2 - Plaster	Sec Int Wall:	%	Economic:	%																																																																																																									
Partition: T - Typical	Prim Floors: 3 - Hardwood	Sec Floors:	%	Special:	%																																																																																																									
Bsmnt Flr: 12 - Concrete	Subfloor:			Override:	%																																																																																																									
Bsmnt Gar:	Electric: 3 - Typical			CALC SUMMARY																																																																																																										
Insulation: 2 - Typical	Int vs Ext: S			Basic \$ / SQ: 110.00		COMPARABLE SALES																																																																																																								
Heat Fuel: 2 - Gas	Heat Type: 3 - Forced H/W	# Heat Sys: 1		Size Adj.: 1.35000002		Rate	Parcel ID	Typ	Date	Sale Price																																																																																																				
% Heated: 100	% AC:	Solar HW: Yes	Central Vac: NO	Const Adj.: 0.99989998																																																																																																										
% Com Wal	% Sprinkled			Adj \$ / SQ: 148.485																																																																																																										
MOBILE HOME				Other Features: 75020		WtAv\$/SQ:	AvRate:	Ind.Val																																																																																																						
Make: [] Model: [] Serial #:				Grade Factor: 1.00		Juris. Factor:		Before Depr:	148.49																																																																																																					
SPEC FEATURES/YARD ITEMS				NBHD Inf: 1.00000000		Special Features: 0		Val/Su Net:	101.49																																																																																																					
Code Description A Y/S Qty				NBHD Mod:		Final Total: 224900		Val/Su SzAd	167.34																																																																																																					
Size/Dim				LUC Factor: 1.00																																																																																																										
Qual Con Year				Adj Total: 325985																																																																																																										
Unit Price				Depreciation: 101055																																																																																																										
D/S Dep				Deprecated Total: 224929																																																																																																										
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Juris. Value																																																																																																														
PARCEL ID 172.0-0002-0004.A																																																																																																														
More: N Total Yard Items: [] Total Special Features: [] Total: []																																																																																																														
IMAGE AssessPro Patriot Properties, Inc.																																																																																																														